

5 WELLINGTON STREET, LUTON, BEDFORDSHIRE, LU1 2QH



TOWN CENTRE RETAIL PREMISES

TO LET

£18,000 pax

577 SQFT (53.63 M²)

DESCRIPTION

Mid terraced, pavement lined property.

- Wood effect flooring.
- Suspended ceiling.
- LED lighting.
- Single w/c.
- Kitchenette.
- Rear store/office.

LOCATION

The property is located in Luton town centre, close to the junction of Wellington Street, George Street and Upper George Street.

TERMS

The property is available upon a new lease for a term to be agreed at £18,000 per annum exclusive.

LEGAL COSTS

Each party to bear their own legal costs incurred.

RATEABLE VALUE

The Rateable Value of this property is £11,750 (please note that this is not rates payable). Further information is available at www.tax.service.gov.uk

Subject to certain conditions, you will not pay Business Rates on a property with a Rateable Value of £12,000.00 or less. For properties with a Rateable Value of £12,001.00 to £15,000.00 the rate relief will go down gradually from 100% to 0%, i.e. if your Rateable Value is £13,500.00 you will get a 50% reduction off your bill.

VAT

Plus V.A.T. at the appropriate rate if applicable.

VIEWING

For further information or an appointment to view, kindly contact sole letting agents S. R. Wood & Son Ltd.

01582 401 221

Click the icons below to be redirected to the website or relevant social media page



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